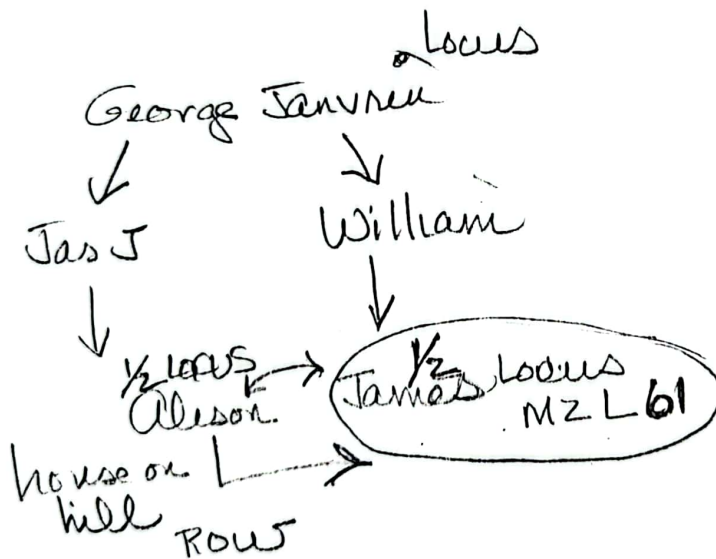
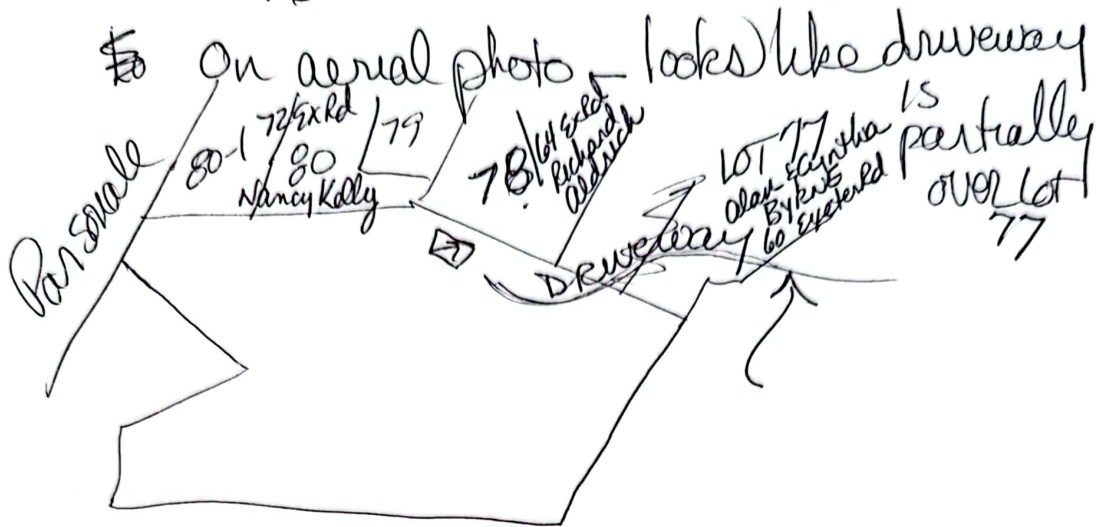


MZ Lot 61

82-4

76



frontage on Parsonage

Row off 88 (3194-7)

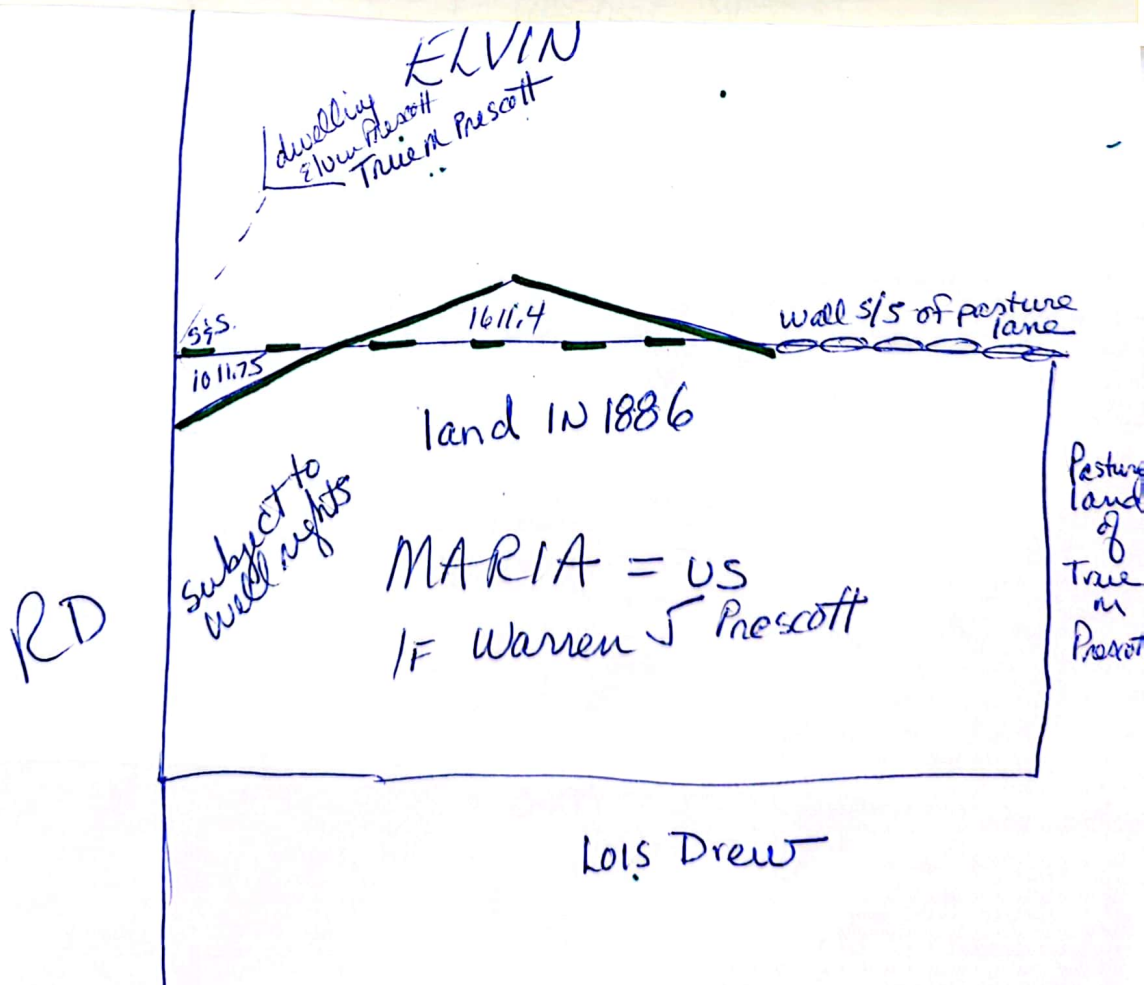
1216

Row thru land

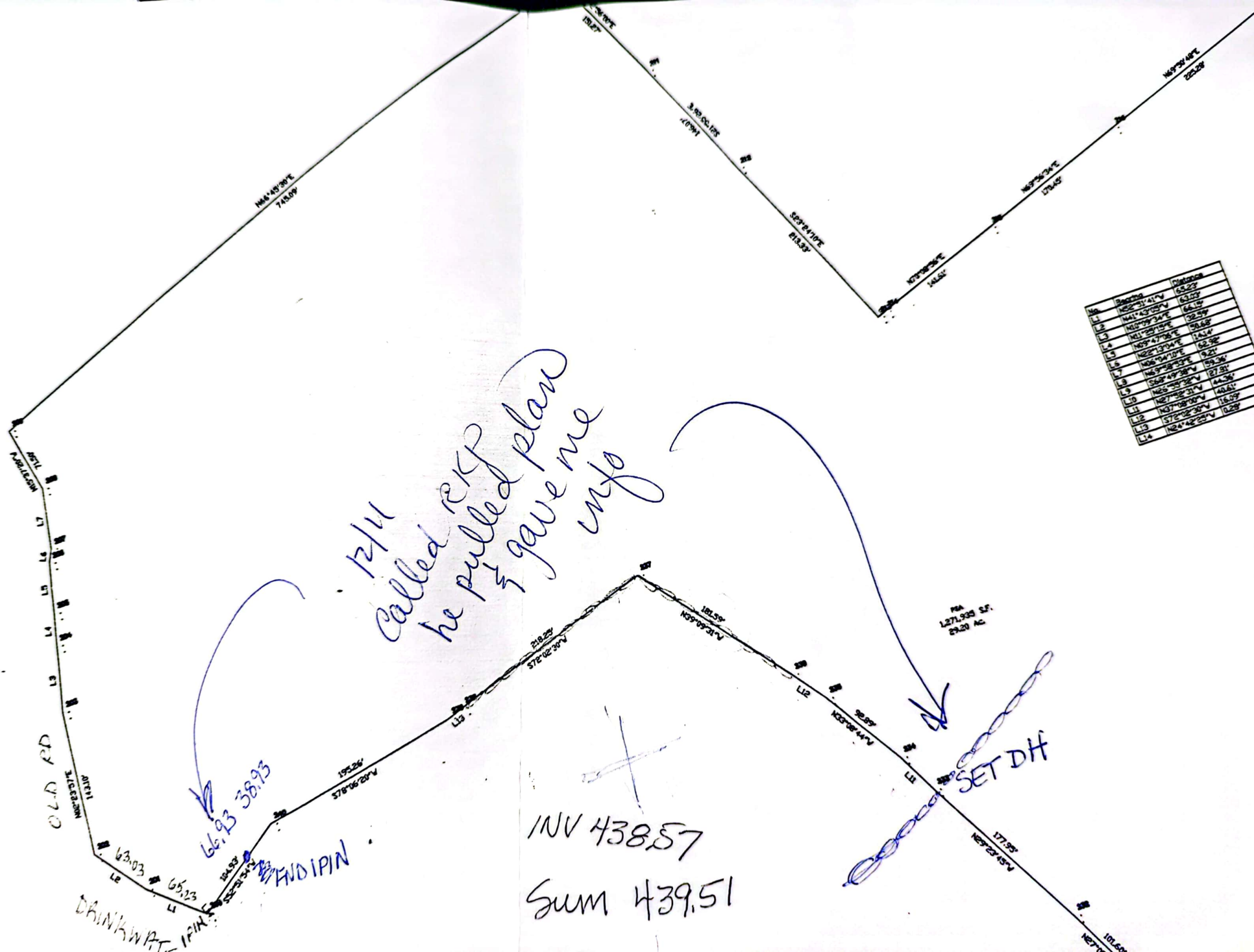
Now Thomas Arney

MZ lot 76

JAMES JANVRIN
CONSULTATION —
SUGGESTED CURRENT
USE RATHER THAN GREENG.
SELL-OUT TO
JOB CANCELLED - VISITED w/
MR JANVRIN
11/00
N/C



No.	Reading	Distance
L1	N02-31-41V	63.52
L2	N41-49-35W	64.52
L3	N10-09-52W	29.59
L4	N11-25-15E	58.68
L5	N09-44-08E	14.14
L6	N02-12-04E	62.92
L7	N08-14-15E	92.28
L8	S05-09-52W	59.28
L9	S05-49-35W	27.51
L10	N07-32-15W	14.36
L11	N07-08-10W	14.61
L12	S72-02-20V	14.09
L13	S72-02-20V	0.29
L14	N24-42-25W	



Map 4

Town of Hampton Falls, N.H. Rockingham County

Source:

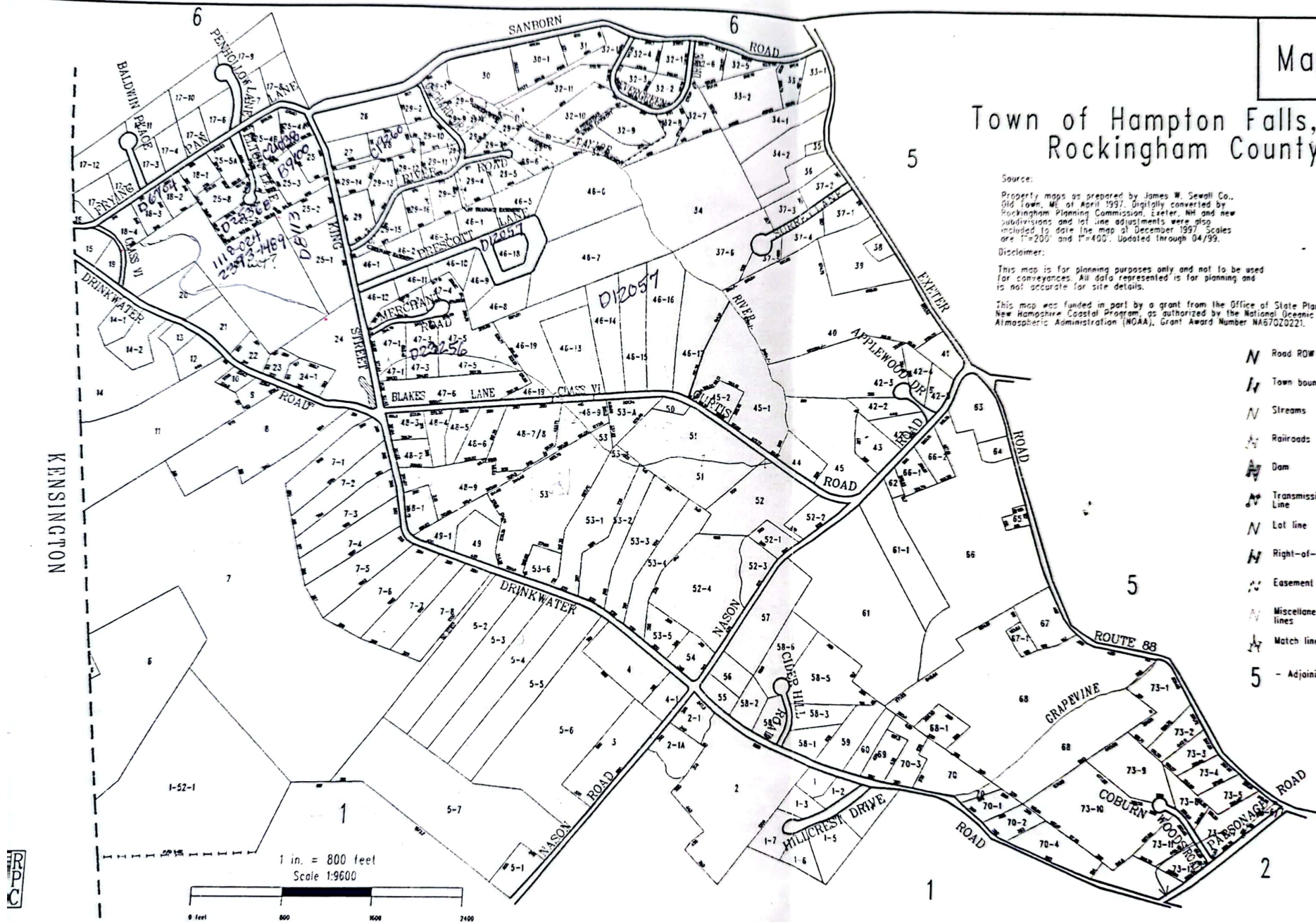
Property maps as prepared by James W. Sewall Co., Old Town, ME, of April 1997, digitally converted by Rockingham Planning Commission, Exeter, NH and new subdivisions and lot line adjustments were also included to date the map of December 1997. Scales are 1"=200' and 1"=400'. Updated through 04/99.

Disclaimer:

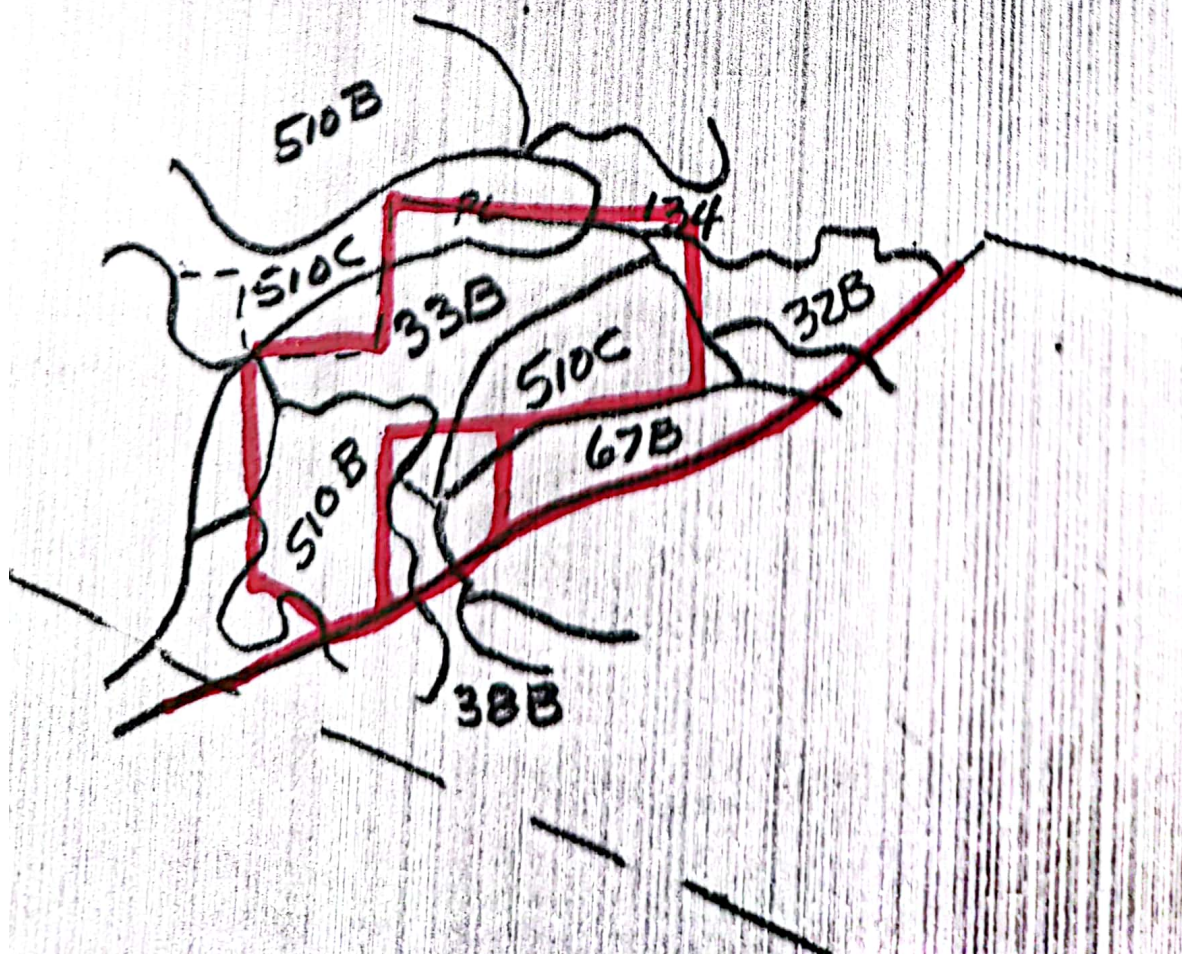
This map is for planning purposes only and not to be used for conveyances. All data represented is for planning and is not accurate for site details.

This map was funded in part by a grant from the Office of State Planning, New Hampshire Coastal Program, as authorized by the National Oceanic and Atmospheric Administration (NOAA), Grant Award Number NA67020221.

- N Road ROW
- 1/4 Town boundary
- N Streams
- RR Railroads
- 1/4 Dam
- 1/4 Transmission Line
- N Lot line
- 1/4 Right-of-Way
- 1/4 Easement
- N Miscellaneous lines
- 1/4 Match lines
- 5 - Adjoining map sheets



33 satuo poor
38 Eldridge - MWD
67 Paxton well
high SHW



November 21, 2000

**NH Soil
Consultants, Inc.**
One Simons Lane, Newmarket, NH 03857
603-659-3559 Fax: 603-659-7750

Mr. Al Casassa
Casassa & Ryan
459 Lafayette Road
Hampton, NH 03842

**Re: Drelick Property
201 Drinkwater Road
Hampton Falls, NH**

Dear Attorney Casassa:

On November 20, 2000, NH Soil Consultants, Inc. (NHSC) reviewed the referenced property for its development potential. NHSC first went to the Town Hall to pick up the tax maps and review the Town's subdivision requirements. The first issue that needs to be addressed is that the Town requires 250' of road frontage per lot. The subject property appears to have 450'. This is the first issue that needs to be resolved.

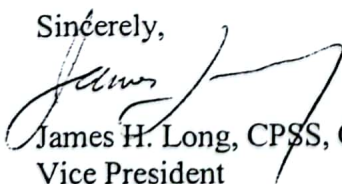
The Town of Hampton Falls requires a 20,000 square foot receiving area for on-site septic. This area needs to be 100 feet from any wetlands; have an estimated seasonal high water table of 24 inches or greater and 72 inches of natural soil over bedrock. There appears to be an area that meets this requirement on the upland soils near Lot 21. If this does work, the house is required to be 100' from wetlands and may fit down slope from this area.

In order to determine if this will work, the property will need to be surveyed to determine the road frontage, wetland flags survey located and depicted on a base plan and test pits evaluated for the existing house lot and the new lot. Both lots need to meet the Town of Hampton Falls requirements.

If the road frontage requirement cannot be met and a shared driveway is against their regulations, there is no reason to evaluate the rest of the property. If we can access a new lot, the land area appears to close to call with out flagging the wetlands and doing the test pits.

Please contact me if you have any questions or if I can be of further assistance.

Sincerely,


James H. Long, CPSS, CSS, CWS
Vice President

cc: Anne Bialobrzkeski
Stockton Services
P.O. Box 1306
Hampton, NH 03842-1306

S:\msword\00\00-0679.ltr.doc

Environmental Consultants Specializing in Wetland Science, Soil Science, Subsurface Sewage Disposal & Environmental Planning

Estate of Natalie Drelick
C/o Al Casassa
Casassa & Ryan
459 Lafayette Road
Hampton, NH 03842

December 11, 2000

Re: Drelick Property

Dear Attorney Casassa:

After speaking with you the other day and then to Jamey Long, I felt that some verification of total land area was in order before proceeding with soils evaluation. With the field locations I made last week and some additional research, I have arrived at the conclusion that a 2 lot subdivision is probably not in the cards for this property under current zoning restrictions.

My preliminary estimate of total land area is that we are dealing with 4 acres instead of 5 as called for in the deed. I have no explanation for this and of course a complete boundary survey might uncover some surprises, but the area enclosed by existing walls and fences and the road appears to be slightly less than 4 acres. Even if it were slightly over 4 acres, the back lot subdivision regulation requires exclusion of the private road area from the proposed lots. With a private road, therefore, we would not be able to generate two 2 acre lots.

A variance for lot frontage is unlikely; a variance for frontage and area both would never fly. If your clients choose to pursue this evaluation further, the next step should be completion of a boundary survey to verify the exact total area.

I have enclosed a bill for work to date. Please call at your convenience with any questions or comments.

Sincerely,



Anne W. Bialobrzewski
Stockton Services

Survey
2000-3000

all lots on Road.
were sold out since
1930 or so.

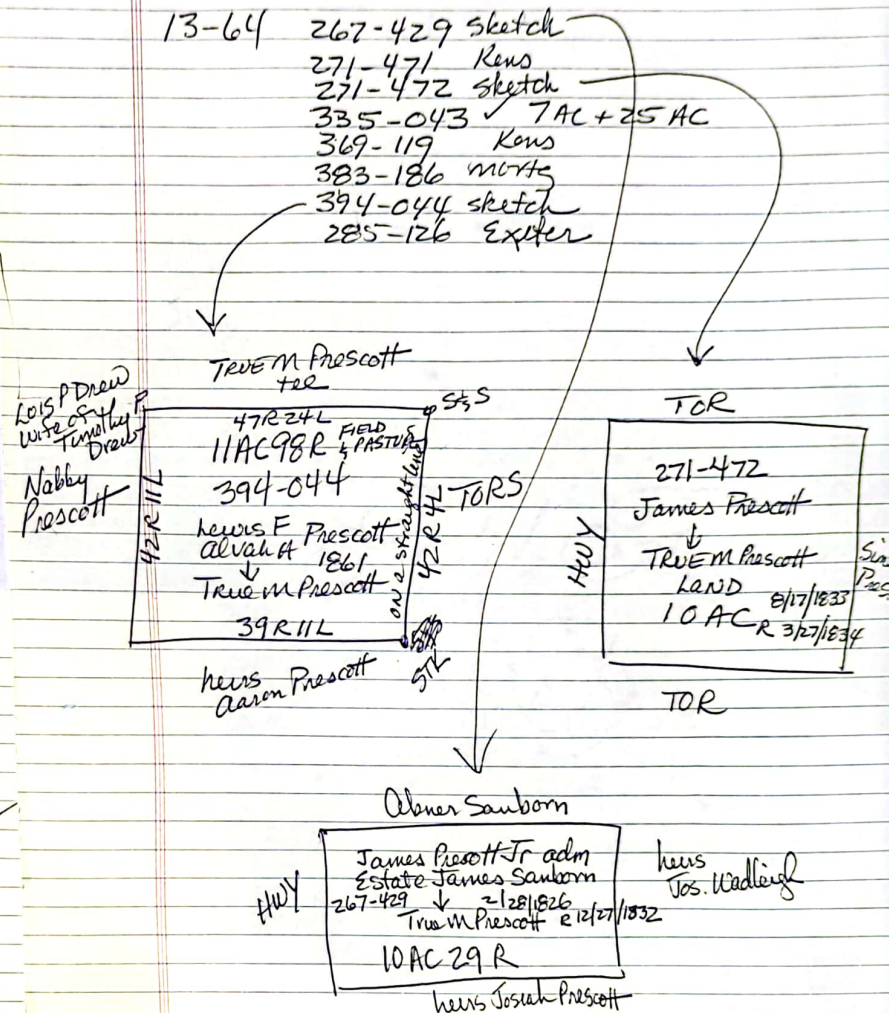
lots on Drinkwater
since 1950

Qaron Prescott	1853	16667
Elizabeth	1849	15726
Elisha	1781	4757
Emily et al GDN	1854	16218
James	1813	8670 ✓
"	1859	18114
James Jr	1830	12094
Josiah	1825	11086
" GDN	1828	11572
Lucy	1848	15683
Folky	1857	17446
Simeon bond	1845	14941

R/E 1/2 Jesse INV INCLUDES
1/2 Levi 83 AC L&B
Falls)

64-82 ϕ

13-64 267-429 sketch
271-471 Kous
271-472 sketch
335-043 ✓ 7AC + 25 AC
369-119 Kous
383-186 north
394-044 sketch
285-126 Exeter



2357-139
2393-1491
1587-448
3100-2119
1789-060
1452-280
805-340
499-375
489-312
568-344
853-344
507-376
941-019